

REGULAR MEETING - MANSFIELD TOWN COUNCIL  
May 9, 2011

Mayor Elizabeth Paterson called the regular meeting of the Mansfield Town Council to order at 7:30 p.m. in the Council Chambers of the Audrey P. Beck Building.

I. ROLL CALL

Present: Keane, Kochenburger, Lindsey, Moran, Paterson, Paulhus, Ryan, Schaefer, Shapiro

II. APPROVAL OF MINUTES

Mr. Paulhus moved and Mr. Ryan seconded to approve the minutes of the April 19, 2011 meeting as presented. Motion passed with all in favor except Mr. Shapiro who abstained. Mr. Paulhus moved and Mr. Ryan seconded to approve the minutes of the April 14, 2011 meeting as presented. Motion passed with all in favor except Mr. Kochenburger, Mr. Schaefer and Mr. Shapiro who abstained. Mr. Paulhus moved and Mr. Ryan seconded to approve the minutes of the April 25, 2011 meeting as presented. Motion passed with all in favor except Mr. Schaefer who abstained. Mr. Paulhus moved and Ms. Keane seconded to approve the minutes of the May 2, 2011 meeting as presented. The motion passed with all in favor except Ms. Lindsey and Mr. Schaefer who abstained.

III. PUBLIC HEARING

1. Small Cities (Community Development Block Grant) Public Hearing - Housing Rehabilitation Program

Assistant to the Town Manager Maria Capriola and Community Consulting representative Peter Huckin described the purpose and awarding process for the housing rehabilitation grant under consideration. Currently the Town has approximately 1.1 million dollars in active loans. Ms. Capriola referenced two letters of support from current applicants which will be included in the minutes of this meeting. Mayor Paterson stated that CDGB grants have served the citizens of the Town very well over the years and that the money has been put to good use.

Mike Sikoski, Wildwood Road, is supportive of the project but questioned what the Town was doing to get the information out and who makes the final decisions on the grants. Mr. Huckin reported that eligibility criteria must be met first and then the projects on the waiting list will be reviewed. Ms. Capriola noted the program has been widely advertised on the Town's website and within the Human Services Department with additional steps planned.

David Freudmann, Eastwood Road, expressed concern with current applications being given priority and the use of these funds for Town projects. Ms. Capriola explained that emergency projects are always reviewed and other projects prioritized around those needing immediate attention. Funds used for the replacement of roofing at the Senior Center and bringing the Community Center into ADA compliance were program amendments approved by both Council and the granting agency.

#### IV. OPPORTUNITY FOR PUBLIC TO ADDRESS THE COUNCIL

Betty Wassmundt, Old Turnpike Road, commented on piles of stones constructed along Old Turnpike Road. Ms. Wassmundt expressed concerns regarding liability, the use of a designated scenic road and the appropriateness of using the Town's right of way for one's own interest and entertainment.

Mike Sikoski, Wildwood Road, agreed with Ms. Wassmundt's concerns. Mr. Sikoski commented that the police study needs more input from residents and expressed his concerns with access to the town meeting.

#### V. REPORT OF TOWN MANAGER

Town Manager Matt Hart reviewed highlights of his report. The Town Manager will check with appropriate staff regarding the stones on Old Turnpike Road, assured members that the public input portion of the police study will be widely advertised, and reported that he will be attending the ICMA conference in Gettysburg, PA at his own expense next week.

#### VI. REPORTS AND COMMENTS OF COUNCIL MEMBERS

Mr. Schaefer announced the Mansfield Historical Society will be offering a program on Abraham Lincoln and Slavery next Friday at 7:00 p.m.

Ms. Moran noted the League of Women Voters will not be holding the Know Your Town Fair this year due to a lack of volunteers. Ms. Moran commented this was a loss for the community.

Ms. Keane inquired as to which Council members were going to coordinate the Council's Memorial Day celebration. Mr. Paulhus and Mr. Kochenburger volunteered.

#### VII. OLD BUSINESS

2. Application for Small Cities Funding (Community Development Block Grant) Housing Rehabilitation Program

Mr. Ryan moved and Ms. Moran seconded, effective May 9, 2011, to adopt the attached grant application resolution. Motion passed unanimously.

Mr. Ryan moved and Ms. Moran seconded, effective May 9, 2011, to adopt the attached Program Income Re-use Resolution and Plan. Motion passed unanimously.

### 3. Fiscal Year 2011/12 Budget

Director of Finance Cherie Trahan reported that the most recent information from the state indicates an increase of \$207,000 in funding to Mansfield. Since the gap in the state budget has yet to be addressed the Council decided to not set the mil rate until additional information is received. Ms. Trahan will check to see if the Regional School District 19's budget could be modified if there are significant changes to the Town's revenues.

## VIII. NEW BUSINESS

### 4. Request to Hire Consultant to Review Proposed Wells for Planned Ponde Place

Members expressed agreement with staff's suggestion that it is premature to hire a consulting firm as the regulatory bodies of the Town have the ability to require peer review information from the applicant during the PZC and IWA review processes. Eastern Highland Health District staff is in contact with the State DEP regarding the test wells.

### 5. Rental Fee for Mansfield Downtown Partnership Office Space.

Ms. Moran moved and Mr. Paulhus seconded to endorse the annual rental fee of \$7582.80 to be charged to the Mansfield Downtown Partnership for the use of 356 square feet of office space within the Audrey P. Beck Building, for the period from June 1, 2011 through May 31, 2012. The Town reserves the right to adjust the fee for any subsequent lease period. Ms. Lindsey asked for information indicating what the current square footage rate is for the Downtown Partnership. By consensus the Council expressed a preference for a written lease agreement.

## IX. DEPARTMENTAL AND COMMITTEE REPORTS

In response to a question posed by Mr. Schaefer, the Town Manager reported additional information will be provided on the hydro turbine being planned for the Kirby Mill site.

Mr. Schaefer requested three UConn fliers, indicating expected behavior of students on Spring Weekend, be entered into the minutes.

## X. REPORTS OF COUNCIL COMMITTEES

Toni Moran, Chair of the Community Quality of Life, reported the Committee met recently and are proceeding with a number of initiatives including the establishment of best practices for landlords and a review of steps taken at CCSU to deal with student parties.

## XI. PETITIONS, REQUEST AND COMMUNICATIONS

6. Petition Regarding Assisted Living
7. W. Stauder re: Public Safety Committee - Town Manager Matt Hart thanked Wunderly for her work as chair of the Public Safety Committee and wished her all the best. Mayor Paterson called her a wonderful supporter of the community. A thank you letter will be sent to Ms. Stauder.
8. Planning and Zoning Commission re: 2011-12 Capital Improvement Budget
9. G. Padick re: Process for reviewing requests to amend the Plan of Conservation and Development
10. G. Padick re: Proposed Revisions to the Mansfield Zoning Regulations - Agricultural Uses
11. 2011 Storrs Center Development Agreement by Mansfield Downtown Partnership, Inc. and Storrs Center Alliance, LLC - March 31, 2011
12. State of Connecticut Office of Policy and Management re: Equalized Net Grand List
13. CIRMA re: International Travel Program
14. Joshua's Tract Conservation and Historic Trust, Inc. re: John Lof
15. The Impervious Cover TMDL Project: An update for Mansfield commissions and citizens, April 28, 2011
16. UConn Student Living On-Campus/Enrolled at Storrs
17. Willimantic River Alliance to host Water Supply Forum
18. R. Favretti re: Storrs Center GR-1 Parking Garage

## XII. FUTURE AGENDAS

There are a number of items which have been identified as items for future agendas that will be addressed now that the budget has been approved by Council.

## XIII. ADJOURNMENT

Mr. Paulhus moved and Mr. Shapiro seconded to adjourn the meeting at 8:50 p.m.

Motion passed unanimously.

Elizabeth Paterson, Mayor

Mary Stanton, Town Clerk